

RECORDING FEE: \$0.00

XK

THE MATTER OF THE PETITION TO ANNEX )  
CERTAIN PROPERTY INTO THE )  
KOOTENAI COUNTY FIRE & RESCUE DISTRICT )

**ORDER**

155

A petition has been filed by William and Donna Suer to annex certain real property known as Parcel Nos. 50N05W-35-3350 and 50N05W-35-3360 into the Kootenai County Fire & Rescue District. Notice of said hearing has been given by publication within the District on June 30, 2016 as provided for by law;

The Public Hearing was held on July 11, 2016 at which time the Fire District Commissioners took the matter under advisement and subsequently decided to approve the petition; and

The Board of Commissioners of the Kootenai County Fire & Rescue District has certified the result of said hearing in the form of an Order containing the attached legal description of the property to be annexed to the Kootenai County Fire & Rescue District and has forwarded said order to the County Commissioners of Kootenai County; and

Further, it appears that the Kootenai County Fire & Rescue District has complied with all requirements of the law for annexation of the described real property;


NOW THEREFORE, IT IS HEREBY ORDERED that the annexation petitioned for by the owner be and hereby is granted.


IT IS FURTHER ORDERED that the boundaries of the Kootenai County Fire & Rescue District be amended so as to include the real property which is described in Exhibit A.

Dated this 2<sup>nd</sup> day of August, 2016 by order of the Kootenai County Board of Commissioners.

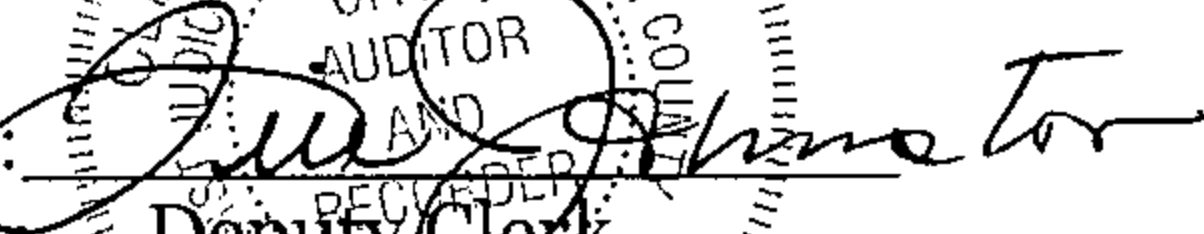
KOOTENAI COUNTY  
BOARD OF COMMISSIONERS

  
Daniel H. Green, Chairman

  
Marc Eberlein, Commissioner

  
David Stewart, Commissioner

ATTEST:  
JIM BRANNON, CLERK

By:   
Deputy Clerk

C: Auditor; Assessor; Elections; State Tax Commission; Fire District; Petitioner

REC'D AUG 08 2016

**KOOTENAI COUNTY FIRE & RESCUE  
BOARD OF COMMISSIONERS**

THE MATTER OF THE PETITION TO ANNEX     )  
CERTAIN PROPERTIES INTO THE             )  
KOOTENAI COUNTY FIRE & RESCUE DISTRICT   )

**ORDER**

On the 11<sup>th</sup> day of July 2016, at 6:00 pm, the Kootenai County Fire & Rescue District's Board of Commissioners conducted a Public Hearing, after duly advertising and conforming to the requirements of Idaho Code 31-1411, to consider one (1) petition of certain properties located within the County of Kootenai, to annex real property into the Kootenai County Fire & Rescue District.

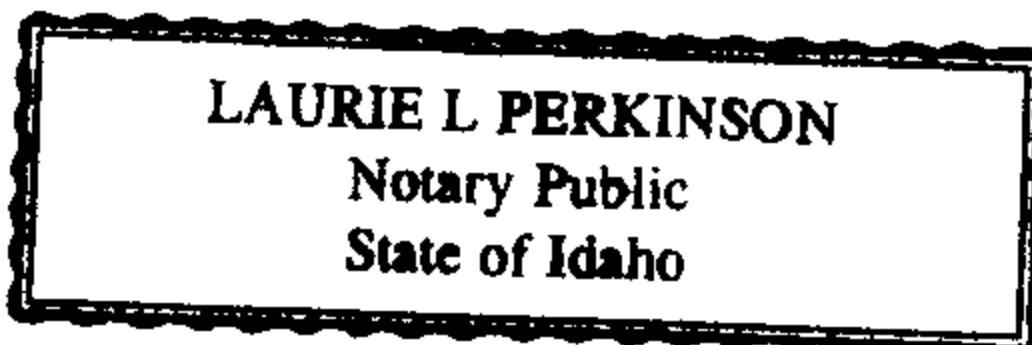
The property owners requesting Annexation into the Fire District are: *Petitioners William and Donna Suer*, two parcels located at 11099 W. Ocelot Trail in Coeur d' Alene, for a total of approximately 20.0 acres that meets the requirements of Idaho Code 31-1411. The property's legal description is Parcel 50N05W-35-3350 and Parcel 50N05W-35-3360, T50N, R05W, Section 35, Boise Meridian, Kootenai County, Idaho. The land sought to be annexed is located in Kootenai County, Idaho, and more particularly described on the "Petition for Annexation" attached hereto, and by this reference incorporated herein.

The Kootenai County Fire & Rescue District's Board of Commissioners reviewed the "Petition for Annexation," which was found to be conforming with respect to Idaho Code Section 31-1411, entertained public comments at said hearing, and after having given full consideration to the matter, unanimously approved the presented "Petition for Annexation".

Accordingly, it is hereby ordered by the Kootenai County Fire & Rescue District's Board of Commissioners, that the above-described land/property has been unanimously approved for annexation. It is further ordered, that a certified copy of this Order, along with an accurate and complete legal description of the annexed property, shall be delivered to the Board of County Commissioners, Kootenai County, State of Idaho, so that the same can be recorded upon the tax rolls of Kootenai County.

**DATED this 11<sup>th</sup> day of July 2016.**

**Subscribed and sworn to before me  
this 11<sup>th</sup> day of July 2016 personally  
known to me: *Richard Nordstrom, Michael Hunt  
Joe Doellefeld, Pam Houser, and Paul Wagner.***



*R.A. Nordstrom*  
Richard Nordstrom, President  
Kootenai County Fire & Rescue

*Michael Hunt*  
Michael Hunt, Vice-President  
Kootenai County Fire & Rescue

*Joe Doellefeld*  
Joe Doellefeld, Treasurer  
Kootenai County Fire & Rescue

*Pam Houser*  
Pam Houser, Commissioner  
Kootenai County Fire & Rescue

*Paul Wagner*  
Paul Wagner, Commissioner  
Kootenai County Fire & Rescue

*Laurie L. Perkinson*  
Notary Public for State of Idaho

Residing at *Post Falls*

*Apr. 23, 2022*

(Notary Commission Expiration Date)

# Kootenai County Fire & Rescue

Administration Office

1590 E. Seltice Way  
Post Falls, ID 83854  
Ph # (208) 777-8500  
Fax # (208) 777-1569

## PETITION FOR ANNEXATION INTO KOOTENAI COUNTY FIRE & RESCUE

**TO: THE COMMISSIONERS OF KOOTENAI COUNTY FIRE & RESCUE**

**WHEREAS**, the Kootenai County Fire & Rescue Fire Protection District is now and has since its' inception, been charged with providing fire protection to the property owners within its' designated district bounds; and

**WHEREAS**, the real property hereinafter described is not within that district but adjoins the same; and

**WHEREAS**, your Petitioner(s) is/are the legal owner(s) or contract purchaser(s) of all the land described herein below.

**NOW, THEREFORE**, your Petitioner(s) respectfully submits this Petition in accordance with the provisions of Title 31, Chapter 14, Idaho Code and specifically, Section 31-1411 thereof, requesting that the same be heard to consider the annexation of the following described real property into Kootenai County Fire & Rescue Fire Protection District.

### LEGAL DESCRIPTION:

#### PLEASE PRINT PHYSICAL ADDRESS:

11099 W Ocelot Trail, Coeur d'Alene, ID 83814

#### PLEASE PRINT MEETS AND BOUNDS DESCRIPTION:

SONOSW-35-3350 and SONOSW-35-3360

and upon final hearing thereof, your Petitioner(s) prays that the same be approved and the real property as hereinbefore described be annexed into Kootenai County Fire & Rescue.

DATED this 27<sup>th</sup> day of June, 2016.

Donna M Suer  
PETITIONER SIGNATURE

William F Suer  
PETITIONER SIGNATURE

Donna M. Suer  
PRINTED NAME

William F Suer  
PRINTED NAME

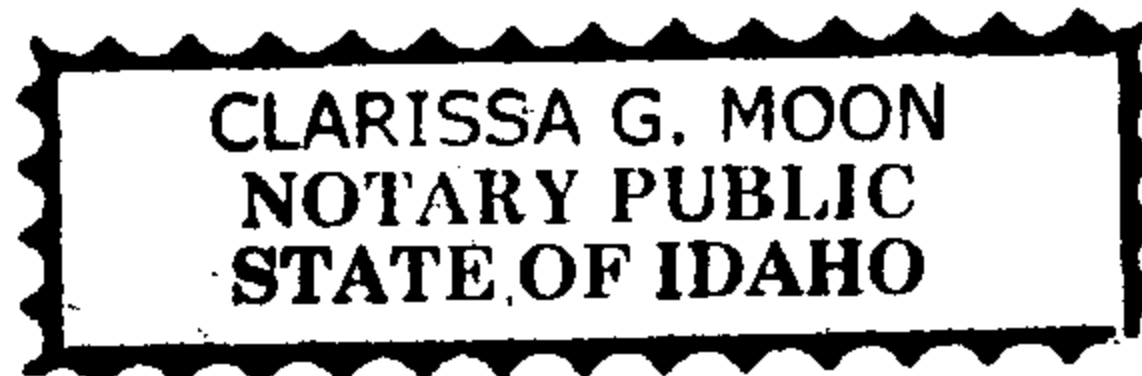
STATE OF IDAHO )  
 ) SS.

County of Kootenai )

On this 27<sup>th</sup> day of June, 2016, before me, a Notary Public in and for said state, personally appeared Donna M Suer (and) William F Suer known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same.

IN WITNESS THEREOF, I have hereunto set my hand and official seal the day and year first above written.

Clarissa G. Moon  
Notary Public for Idaho  
Residing at Post Falls ID  
exp. 04/07/2021



(Notary Commission Expiration Date)

**KOOTENAI COUNTY FIRE & RESCUE:**

R.A. Nordsieck President  
Paul B. Wagner Commissioner  
Pam Hunter Commissioner  
William D. [Signature] Commissioner  
[Signature] Commissioner

**ATTEST:**

Gavin Perkins  
Secretary of Kootenai County Fire & Rescue

STATE OF IDAHO )  
 ) SS.

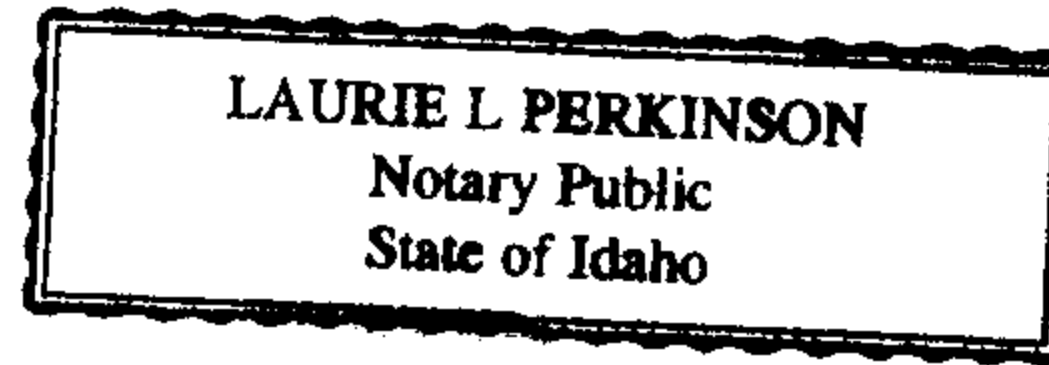
County of Kootenai )

On this 11<sup>th</sup> day of July, 2016, before me, a Notary Public in and for said State, personally appeared the Board of Commissioners of Kootenai County Fire & Rescue, a corporation authorized by the laws of the State of Idaho that executed the

foregoing instrument and acknowledged to me that said corporation authorized by the laws of the State of Idaho executed the same.

IN WITNESS THEREOF, I have hereunto set my hand and official seal the day and year above written.

Laurie L. Perkinson  
Notary Public for Idaho  
Residing at Post Falls  
Apr. 23, 2022  
(Notary Commission Expiration Date)



Owner: William & Donna Suer  
Mailing Address: 11099 W. Ocelot Trail  
CDA, ID 83814  
  
Phone #: 208-691-7023

☒ Kootenai Co. Assessment    ☒ Map    ☒ Property Description    ☒ Physical Address    ☒ Mailing Address    ☒ Check

DATE OF ANNEXATION: July 11, 2016

# Kootenai County Fire & Rescue

Administration Office

1590 E. Seltice Way  
Post Falls, ID 83854  
Ph # (208) 777-8500  
Fax # (208) 777-1569

## PROPOSAL FOR FIRE PROTECTION SERVICES

Owner(s) Name: William + Donna Suer

Owner(s) Address: 11099 W. Ocelot Trail, CDA, ID 83814

Owner(s) Telephone: 208-691-7023

TYPE OF PROTECTION REQUESTED

☐ CONTRACT

☒ ANNEXATION

### PROPERTY INFORMATION

PHYSICAL ADDRESS:

11099 W. Ocelot Trail, CDA, ID 83814

MEETS AND BOUNDS DESCRIPTION:

SON 05W353350 and SON 05W353360

CURRENT PROPERTY USE: single family residence

PROPOSED PROPERTY USE: single family residence

IS THERE A CURRENT WATER SOURCE ON THE PROPERTY? ☒ YES ☐ NO

If yes what is the water source? well

IS THERE ROAD ACCESS TO THE PROPERTY? ☒ YES ☐ NO

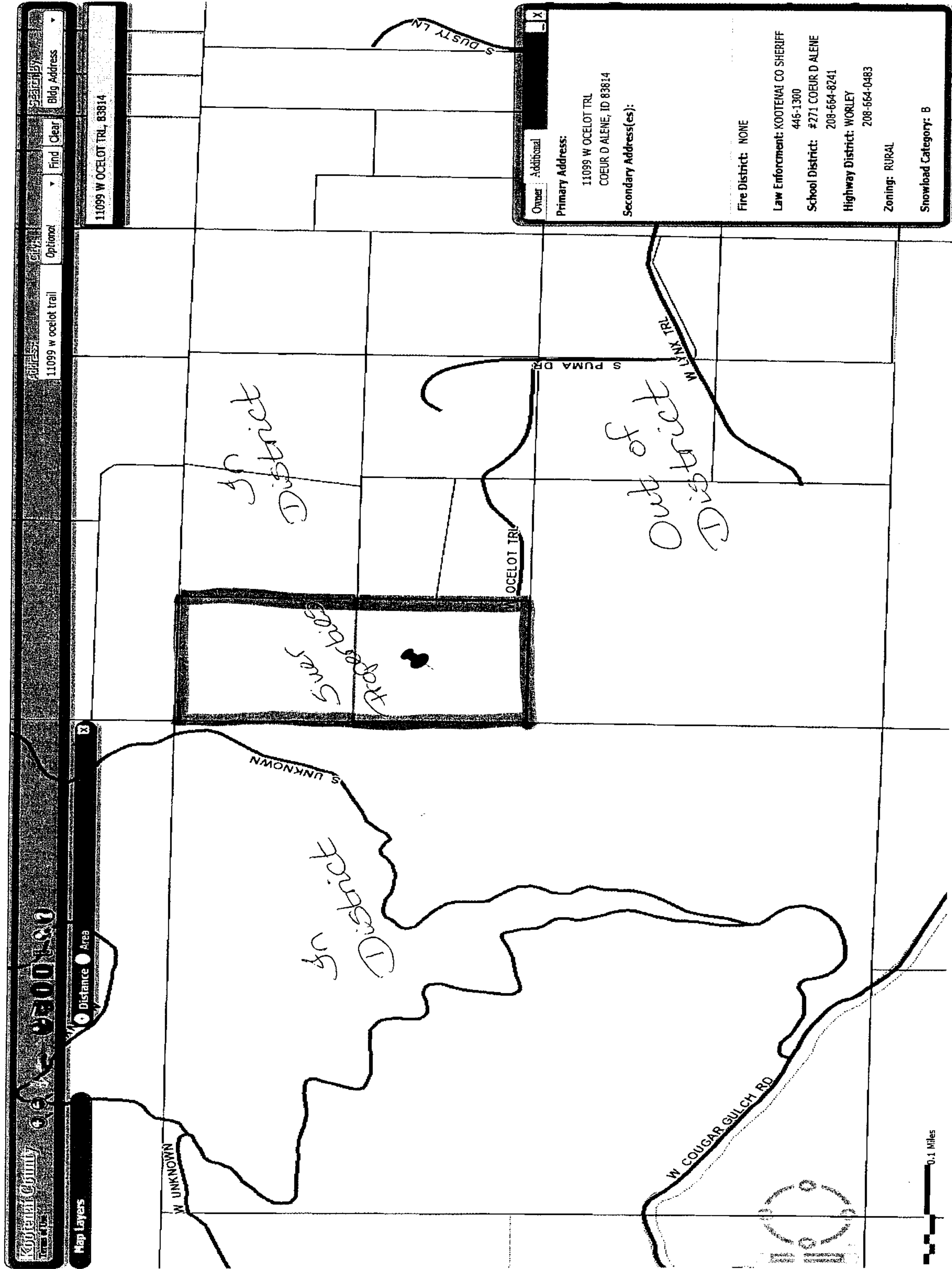
If yes, please describe the condition of the roadway: gravel - good

CURRENT PROPERTY TAX ASSESSMENT (BEFORE EXEMPTIONS): \$267,230 and \$91,080

PLEASE ATTACH THE FOLLOWING DOCUMENTATION:

☒ MAP OF THE PROPERTY

☒ CURRENT ASSESSOR'S MARKET VALUATION SHEET



## Kootenai County, Idaho

generated on 6/8/2016 4:59:21 PM CDT

**Parcel**

<b>Parcel Number</b>	<b>AIN</b>	<b>Situs Address</b>
50N05W353350	143989	143989 UNKNOWN,

**Owner Information**

<b>Owner Name</b>	SUER WILLIAM F SUER DONNA M
<b>Owner Address</b>	11099 W OCELOT TRL COEUR D ALENE ID 83814
<b>Transfer Date</b>	12/15/2009
<b>Document #</b>	
<b>Deed Book/Page</b>	

**Location / Description**

<b>Tax Authority Group</b>	031000	<b>Current Legal Desc.</b>	NW-NW-NW Section 35 Township 50N Range 05W
<b>Situs Address</b>	143989 UNKNOWN,		
<b>Acreage</b>	10.0000		

**Parcel Type**

<b>Property Class Code</b>	512- Rural residential tract
<b>Neighborhood Code</b>	5600 50-5W 19-36, 50-6W 24,25,36

**Assessment Information**

<b>Appraisal Date</b>	05-18-2016	<b>Current Year</b>	2016	<b>Prior Year</b>	2015
<b>Market Value Land</b>	\$91,080	<b>Homeowners Eligible Amt Land</b>	\$0	<b>Homeowners Eligible Amt Land</b>	\$0
<b>Market Value Improvement</b>	\$0	<b>Homeowners Eligible Amt Imp</b>	\$0	<b>Homeowners Eligible Amt Imp</b>	\$0
<b>Total Market Value</b>	\$91,080	<b>Sum Homeowners Eligible Amt</b>	\$0	<b>Sum Homeowners Eligible Amt</b>	\$0
		<b>Homeowners Exemption Allowed</b>	\$0	<b>Homeowners Exemption Allowed</b>	\$0
<b>Acreage</b>	10.0000	<b>Total Market Value</b>	\$91,080	<b>Total Market Value</b>	\$82,800
		<b>Homeowners Exemption Allowed</b>	\$0	<b>Homeowners Exemption</b>	\$0
		<b>Ag/Timber Exemption</b>	\$85,900	<b>Ag/Timber Exemption</b>	\$77,620
		<b>Other Exemptions</b>	\$0	<b>Other Exemptions</b>	\$0
		<b>Net Taxable Value</b>	\$5,180	<b>Net Taxable Value</b>	\$5,180



**Parcel**

<b>Parcel Number</b> 50N05W353360		<b>AIN</b> 319663	<b>Situs Address</b> 11099 W OCELOT TRL, COEUR D ALENE		
<b>Owner Information</b>					
<b>Owner Name</b>		SUER WILLIAM F SUER DONNA M			
<b>Owner Address</b>		11099 W OCELOT TRL COEUR D ALENE ID 83814			
<b>Transfer Date</b>		12/15/2009			
<b>Document #</b>					
<b>Deed Book/Page</b>					
<b>Location / Description</b>					
<b>Tax Authority Group</b>	031000	<b>Current Legal Desc.</b>	SW-NW-NW Section 35 Township 50N Range 05W		
<b>Situs Address</b>	11099 W OCELOT TRL, COEUR D ALENE				
<b>Acreage</b>	10.0000				
<b>Parcel Type</b>					
<b>Property Class Code</b>	534- Imp res rural tract				
<b>Neighborhood Code</b>	5600 50-5W 19-36, 50-6W 24,25,36				
<b>Assessment Information</b>					
<b>Appraisal Date</b>	05-18-2016	<b>Current Year</b>	2016	<b>Prior Year</b>	2015
<b>Market Value Land</b>	\$131,230	<b>Homeowners Eligible Amt Land</b>	\$0	<b>Homeowners Eligible Amt Land</b>	\$0
<b>Market Value Improvement</b>	\$136,000	<b>Homeowners Eligible Amt Imp</b>	\$136,000	<b>Homeowners Eligible Amt Imp</b>	\$132,730
<b>Total Market Value</b>	\$267,230	<b>Sum Homeowners Eligible Amt</b>	\$136,000	<b>Sum Homeowners Eligible Amt</b>	\$132,730
		<b>Homeowners Exemption Allowed</b>	\$68,000	<b>Homeowners Exemption Allowed</b>	\$66,365
<b>Acreage</b>	10.0000	<b>Total Market Value</b>	\$267,230	<b>Total Market Value</b>	\$252,030
		<b>Homeowners Exemption Allowed</b>	\$68,000	<b>Homeowners Exemption</b>	\$66,365
		<b>Ag/Timber Exemption</b>	\$126,050	<b>Ag/Timber Exemption</b>	\$114,120
		<b>Other Exemptions</b>	\$0	<b>Other Exemptions</b>	\$0
		<b>Net Taxable Value</b>	\$73,180	<b>Net Taxable Value</b>	\$71,545

# KOOTENAI COUNTY FIRE DISTRICTS

## ACCESS INSPECTION CHECKLIST / REPORT FOR:

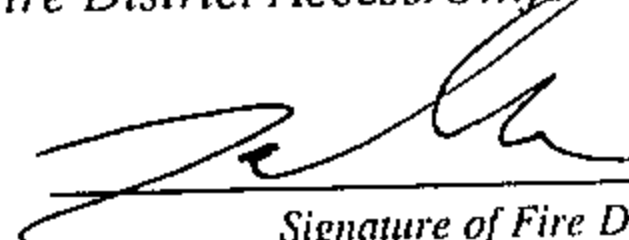
*Circle One:* Driveway - Common Driveway - Road

Owner Name:	William & Donna Suer	County Permit #	
Site Address:	11099 W. Ocelot Trail, CDA	Inspection Date:	6/08/16
Fire District:	Kootenai County Fire & Rescue	Inspection Time:	3:00 pm
Fire District Official:	Jeryl Archer, Fire Marshal	Number of photos:	0
SECTION	COMPLIANCE DETERMINATIONS	COMMENTS/NOTES	
Review shall be based on County access standards, except as approved and noted by the Fire District.			
A. Design and surfacing meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
B. Width meets access standards	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A <input type="checkbox"/>	Common driveways must be 20 ft in width (see Access Roadway Packet).	
C. Turning radius meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
D. Distance between switchbacks meets access standards	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input checked="" type="checkbox"/>		
E. Turnaround meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
F. Overhead clearance meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
G. Grade meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
H. Angle of entry meets access standards	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>		
I. Bridge/culvert crossing meets access standards	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input checked="" type="checkbox"/>		
<b>COMPLIANCE DETERMINATION:</b> Based upon inspection and review, the Fire District makes the following overall access determination:			

☒ The project **meets** County access standard requirements.

☐ **Alternative** access standard(s) have been approved by the Fire District. See attached: 1) Fire District report identifying the specific modifications/alternative standards approved by the Fire District; 2) Copy of the Fire District Access Uniformity/Variance Board minutes approving the modification.

☐ The project **does not meet** access standard requirements. See attached: 1) The specific basis for denial; 2) As applicable, a copy of the related Fire District Access Uniformity/Variance Board minutes.



Signature of Fire District Official

6/08/2016

Date

# AFFIDAVIT OF PUBLICATION

STATE OF IDAHO,  
County of Kootenai, } ss.

Holly Fredericks being first duly sworn  
upon oath deposes and says:

1. I am now and at all times hereinafter mentioned was a citizen of the United States, resident of the State of Idaho, over the age of twenty-one years and not a party of the above entitled action.

2. I am now and at all times hereinafter mentioned was the printer (principal clerk) of the "Coeur d'Alene Press," a newspaper printed and published daily except Sunday in Coeur d'Alene, Kootenai County, Idaho, and having a general circulation in said county.

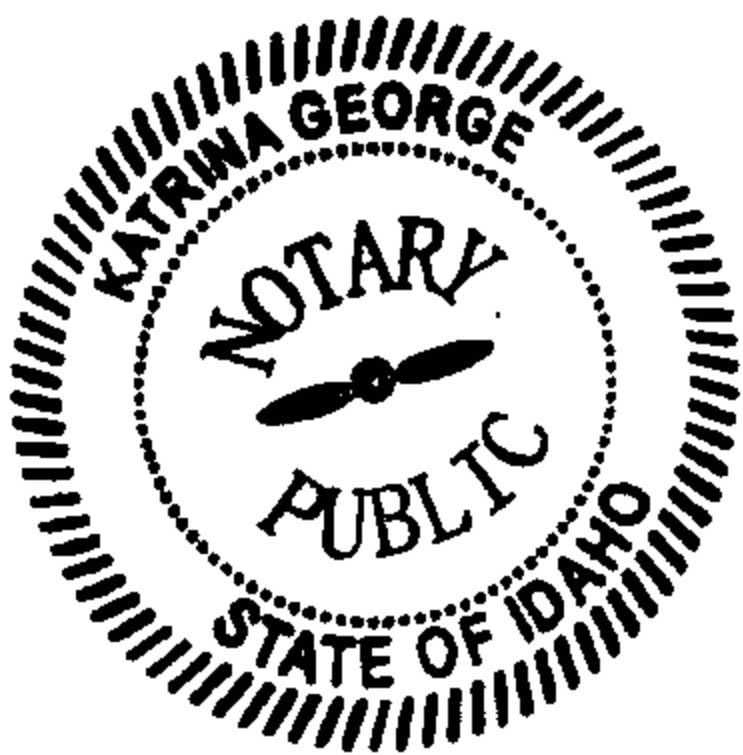
3. The legal notice

of which the annexed is a printed copy, was published in the regular Thurs issue of said newspaper for 1 consecutive week commencing on the 30 day of June 20 16, and ending on the 30 day of June 20 16, and such publication was made as often during said period as said daily newspaper was regularly issued.

4. That said newspaper has been continuously and uninterruptedly published in said Kootenai County, during a period of more than seventy-eight consecutive weeks immediately prior to the first publication of said notice Holly Fredericks. On this 30 day of June in the year of 2016, before me, a Notary Public, personally appeared Holly Fredericks, known or identified to me to be the person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he executed the same.

Katrina George

Notary Public for the State of Idaho,  
residing at Coeur d'Alene, Idaho.



MY COMMISSION EXPIRES 8/29/17

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a Public Hearing will be held on July 11, 2016 @ 6:00 pm, at the Kootenai County Fire & Rescue Fire Station #1, location of 404 N. Idaho St., Post Falls, Idaho, for the purpose of considering one (1) annexation into Kootenai County Fire & Rescue Fire District.

The property owners requesting Annexation into the Fire District are:

Petitioners William and Donna Suer, two parcels located at 11099 W. Ocelot Trail in Coeur d'Alene, for a total of approx. 20.0 acres, that meets the requirements of Idaho Code 31-1411. The property's legal description is Parcel 50N05W-35-3350 and Parcel 50N05W-35-3360, T50N, R05W, Section 35, Boise Meridian, Kootenai County, Idaho.

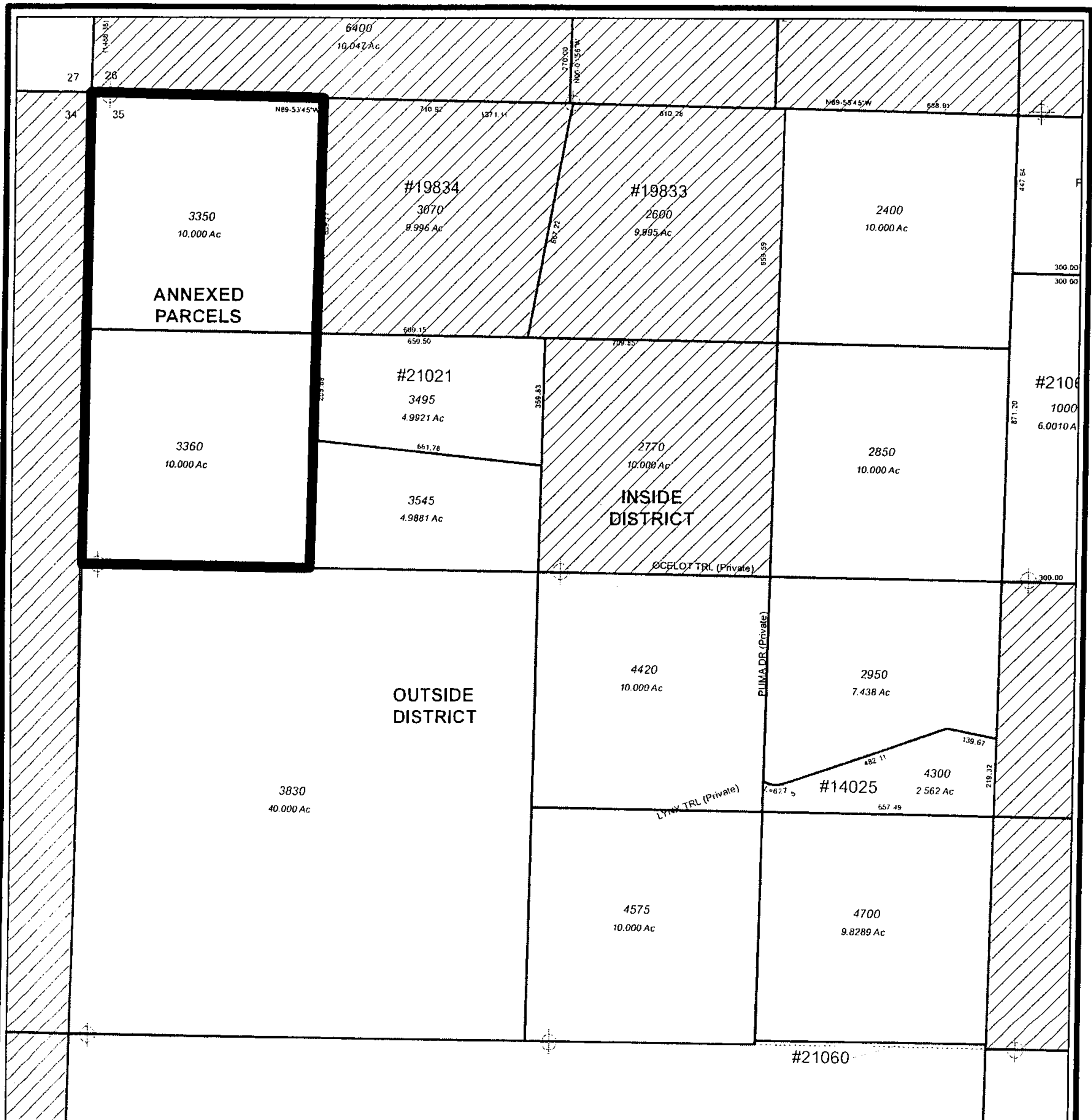
Maps and further details are available at Kootenai County Fire & Rescue Administration office, address of 1590 E. Seltice Way, Post Falls, during regular business hours of 8-5 pm, Monday thru Friday. The properties requesting to be annexed are situated in Kootenai County, State of Idaho.

Any interested person may appear and show cause, if any, why such annexation into the Kootenai County Fire & Rescue District should or should not be made.

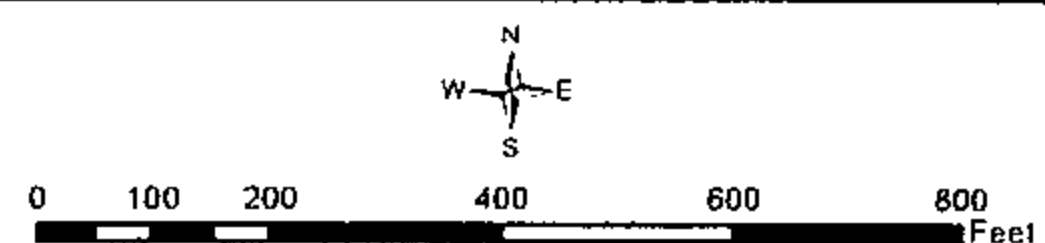
Dated this 30th day of June, 2016

Laurie Perkinson  
District Secretary

LEGAL 5838  
JUNE 30, 2016



Annexed Property by Parcel ID: 50N05W-35-3350 & 50N05W-35-3360  
From TCA 031-000 to TCA 019-000



# Annexation Map

Section 35 Township 50N, Range 05 W.B.M.  
District: Kootenai County Fire & Rescue  
BOCC ORDER / Date:  
Year Effective: 2017

This map is to be used for reference purposes only, and the County is not responsible for any inaccuracies contained herein.

## Kootenai County Geographic Information Services

P.O. Box 9000  
N 451 Government Way  
Coeur d'Alene, ID 83816-9000  
e-mail: [kcmmap@kcgov.us](mailto:kcmmap@kcgov.us)  
[www.kcgov.us](http://www.kcgov.us)

Prepared by: Tony Harbison  
Project Filename: KC\_Fire\_Rescue\_District\_50N05W353350.mxd  
Plot File:

## **Exhibit**

### Property Descriptions for Parcels Annexed into Kootenai County Fire & Rescue on 07/11/16

1. SUER, WILLIAM & DONNA PROPERTY (50N05W353350, TCA 031-000)  
NW-NW-NW  
In Section 35, Township 50 North, Range 5 W.B.M
  
2. SUER, WILLIAM & DONNA PROPERTY (50N05W353360, TCA 031-000)  
SW-NW-NW  
In Section 35, Township 50 North, Range 5 W.B.M